

**City of Selah
Council Minutes
of
August 26, 2003**

Regular Meeting
Selah Council Chambers
115 West Naches Avenue
Selah, WA 98942

A. Call to Order Mayor Bob Jones called the meeting to order at 4:00pm.

B. Roll Call

Members Present: Jerry Kobes, Keith Larson, Allen Schmid, Herb Schmidt, Scott Smeback

Members Excused: Ron Deatherage, Pete McNew

Staff Present: Frank Sweet, City Supervisor; Bob Noe, City Attorney; Jerry Davis, Fire Chief; Joe Henne, Public Works Director; Dennis Davison, Community Planner, Jeff Hagler, Parks & Rec Director; John Gawlik, Code Enforcement/Building Inspection Officer. Dale Novobielski, Clerk/Treasurer

C. Pledge of Allegiance

Councilman Schmid led the Pledge of Allegiance. Pastor Lowell Welker led the group in prayer.

D. Agenda Changes

E. Public Appearances

F. Getting To Know Our Businesses

Yakima Valley Credit Union representative Earl Weatherman introduced Manuel Coronado, Branch Manager for Selah. Mr. Weatherman stated construction is running about four weeks behind. He stated they plan to have the ribbon cutting ceremony the first part of November. He stated two full time and one half time employees will work with Manuel. He stated they will rent space to a provider of tax services, income tax services as well as accounting for small businesses. In response to the Mayor's question about Mr. Weatherman's arm being in a cast, he stated he fell off his bicycle.

Mayor Jones acknowledged two candidates for Council positions in the audience. Judy Charcas Jones and Kip Eagles. He welcomed them.

G. Communications

1. Oral

Chaz Hanna, 224 East Naches, addressed the Council reporting he has worked for two years trying to get neighboring property cleaned up. He passed pictures out, noting he had taken them today. He stated

he has fought with John Gawlik and the City for two years, and now he has received a notice from the City saying he can no longer rent the out building on his property because the property is zoned B-2. He stated the notice says he cannot have rental property in that area, but there are rental properties surrounding his. He stated he feels as though he is being “pushed around” because he keeps making this an issue with the City to get the (neighboring) property cleaned up. He described the out-building he has been renting as a one bedroom with its own gas and power. He stated that in the seven years he has lived on this property, he has never heard a word about the rental until he began making an issue of the neighboring property being cleaned up. He stated he has given his renters notice, and they will be out by the deadline. He emphasized his desire to comply with “the Law.”

Mayor Jones stated these issues regularly crop up before the Council. He cited a property on Fremont that was given a building permit to build a garage and to include water and electricity. He stated it was only a matter of time until that building had a porch light and an address.

Councilman Schmidt asked the nature of rentals in that B-2 zone. Mr. Hanna stated others are renting out residences and one outbuilding has been converted to a main residence.

Mayor Jones expressed his support and the staff’s support for keeping properties well cared for.

City Supervisor Frank Sweet stated the other rentals in Mr. Hanna’s neighborhood have only house (rental unit) on the lot, noting Mr. Hanna has a separate house and rental unit on his lot. He requested an opportunity to bring back to Council next meeting complete documentation of what has been done on relative to the issues Mr. Hanna has raised.

Councilman Allen Schmid requested that the documentation include zoning history, grand-fathering, etc.

Bill Harris addressed the Council, recapping Greater Yakima Girls Softball Association’s season at Carlon Park. He reported twenty-six teams played in age divisions 10, 12 & 14. He noted nine of those teams were from Selah. He stated GYGSA hosted seven tournaments this year and for the first time a state girls fastpitch tournament. He noted approximately eight hundred and eighty-eight kids played here in Selah. He emphasized this activity has been positive thing for community. He praised Dave Carpenter for a tremendous job keeping the fields in good shape.

Councilman Schmid asked about the use of lower school parking lot for overnights for RV’s. Mr. Harris responded there has not been as much use as they anticipated.

Council Members and the Mayor thanked Mr. Harris for a great job working with this organization.

Councilman Larson asked how concession stand is working out. Mr. Harris stated that his wife runs that, and it works well to make money to support the rest of the program.

2. Written

a. Letter from Germaine Beveridge YVCOG Re. STP Allocation

Mayor noted he has called YVCOG to protest Selah’s allocation.

H. Proclamations/Announcements

I. Consent Agenda

All items listed with an asterisk (*) were considered as part of the Consent Agenda.

- * 1. Approval of Minutes: August 12, 2003
- * 2. Approval of Claims & Payroll – Claims check nos. 41505 - 41537 for a total of \$171,501.76, and Payroll checks nos. 51776 – 51875 for a total of \$103,421.41.

Councilman Kobes moved and Councilman Schmid seconded to add Item M-3, Resolution Authorizing the Mayor To Sign the Final Plat of The Crest, Phase III, to the Consent Agenda. Motion carried.

Mayor Jones read the Consent Agenda as amended.

By voice vote, the Consent Agenda as amended passed unanimously.

J. Public Hearings

K. New Business

L. Old Business

- 1. Notice of Intent To Annex – 1.87 Acres Located East of Terry Lane (Mr. & Mrs. Philip Wharton and Roy Sample)

Community Planner Dennis Davison reviewed history of this petition citing the list of actions and stated he hopes the Council will initiate the annexation so that the Whartons and Mr. Sample can fulfill their requirements, after which it can come back to Council for Public Hearing and off to the Boundary Review Board.

Councilman Schmid asked if we have road right-of-way. The Community Planner responded yes on Wharton property and stated Mr. Sample will include his part in the actual plat.

Councilman Schmid moved and Councilman Larson seconded to accept the Philip and Marilyn Wharton and Abbey Glen, L.L.C. "Notice of Intent to Annex" petitions; and (1) Establish as the proposed annexation boundary the staff's recommended Exhibit "A"; (2) Require the assumption of a pro-rata share of existing City indebtedness; (3) If ultimately annexed the property would be zoned One-Family Residential (R-1) on the date of annexation; and (4) The annexation is conditioned in that the petitioner(s) covenant themselves granting the City of Selah a "right of first refusal" to secure ownership of any irrigation and/or domestic water rights appurtenant to the land.

Roll was taken. Councilman Smeback – yes, Councilman Schmidt – yes; Councilman Schmid – yes; Councilman Larson – yes; Councilman Kobes – yes. Motion carried unanimously.

M. Resolutions

- * 1. Resolution Authorizing the Mayor To Sign the Interlocal Agreement between the City of Selah and the City of Grandview Regarding Joint Purchasing
- * 2. Resolution Declaring Motorola Minitor II Pagers as Surplus and Authorizing Their Disposal

- * 3. Resolution Authorizing the Mayor To Sign the Final Plat of The Crest, Phase III

N. Ordinances

O. Communications

- 1. Oral

P. Reports/Announcements

- 1. Mayor
- 2. Council Members
- 3. Boards
- 4. Departmental

Councilman Herb Schmidt reported he attended Valley Mayors' meeting and noted it again gave him a flavor of what is happening in other cities. He praised the cooperation of Mayors to benefit the Valley.

Councilman Jerry Kobes reminded the Council an AWC Meeting is coming up the first part of October at the Convention Center.

Councilman Schmid stated he would be around to discuss the Visitors & Convention issue.

Councilman Scott Smeback suggested it would be good to go down and do a tour if it could be arranged prior to the next Council Meeting. He stated it would also be good to remember families who have lost loved ones recently, the Dodeward and Wood families.

City Supervisor Frank Sweet stated the 2004 budget year will continue to be a challenge, and the Council will need to look at essential vs. non-essential services. He stated the Council will be looking at \$100,000 for the library. He stated just the fuel costs alone would make it a tight budget year.

Parks & Rec Director Jeff Hagler thanked Bill Harris for coming, noting we should thank GYGSA for improvements to field. He reported the pool is now closed with revenues down slightly this year. He reported he's received a notice that the Selah Parks & Rec Service Area Board will meet September 9.

Councilman Schmid asked why the Parks Department closed the Pool. Mr. Hagler answered that attendance drops this time of year.

Clerk/Treasurer Dale Novobielski reported the most recent sales tax report from the Department of Revenue showed the highest monthly receipts for sales taxes in over three years, 11.4 % ahead of last year, and noted sales taxes constitute 20% of the City's revenue.

Mayor Jones reported he received a call yesterday from Helen Wilson Evans who is resigning from the Planning Commission to continue her education. He noted he has been working with Representatives Skinner and Clements in regards to the Agenda department issue resulting in a 60-day extension, and they will be holding a strategy meeting tomorrow to plan further.

Q. Executive Session

(No Executive Session was held)

R. Adjournment

Council Member Schmid moved and Council Member Kobes seconded that the meeting be adjourned. With voice vote, the motion passed unanimously. The meeting adjourned at 4:40pm.

Robert L. Jones, Mayor

(Excused)

Ronald Deatherage, Council Member

Keith Larson, Council Member

Gerald Kobes, Council Member

(Excused)

Peter McNew, Council Member

Allen Schmid, Council Member

Herb Schmidt, Council Member

Scott Smeback, Council Member

ATTEST:

Dale E. Novobielski, Clerk/Treasurer